

CITY OF SANTA BARBARA
REDEVELOPMENT AGENCY MINUTES

Special Meeting
September 29, 2009
Council Chamber, 735 Anacapa Street

CALL TO ORDER

Chair Marty Blum called the joint meeting of the Agency and the City Council to order at 2:00 p.m.

ROLL CALL

Agency members present: Iya G. Falcone, Roger L. Horton, Grant House, Helene Schneider, Chair Blum.

Agency members absent: Dale Francisco, Das Williams.

Staff present: Executive Director/Secretary James L. Armstrong, Agency Counsel Stephen P. Wiley, Deputy Director Paul Casey, Housing and Redevelopment Manager Brian Bosse, Deputy City Clerk Brenda Alcazar.

PUBLIC COMMENT

No one wished to speak.

CONSENT CALENDAR (Item Nos. 1 and 2)

Agency Member Williams entered the meeting at 2:07 p.m.

Motion:

Agency Members Horton/House to approve the Consent Calendar as recommended.

Vote:

Unanimous roll call vote (Absent: Agency Member Francisco).

1. Subject: Minutes (9)

Recommendation: That the Redevelopment Agency Board waive the reading and approve the minutes of the regular meeting of September 15, 2009.

Action: Approved the recommendation.

2. Subject: Redevelopment Agency Fiscal Year 2010 Interim Financial Statements For The Month Ended July 31, 2009 (10)

Recommendation: That the Redevelopment Agency Board accept the Redevelopment Agency Fiscal Year 2010 Interim Financial Statements for the Month Ended July 31, 2009.

Action: Approved the recommendation (September 29, 2009, report from the Interim Fiscal Officer).

REDEVELOPMENT AGENCY REPORTS

3. Subject: Redevelopment Agency Fiscal Year 2010 Capital Program (15)

Recommendation: That the Redevelopment Agency Board:

- A. Consider funding allocations to the Redevelopment Agency Capital Program totaling \$4,611,600 and approve the proposed Fiscal Year 2010 Capital Program;
- B. Reprogram \$1,880,000 from the Agency's 2003A Bond Fund Transit Village Project as outlined in the attached Capital Projects and Staff-Recommended Funding;
- C. Reprogram \$1,460,000 from the Agency's 2003A Bond Fund Waterfront Property Project as outlined in the attached Capital Projects and Staff-Recommended Funding; and
- D. Remove existing appropriations of \$2,000,000 in the Housing Set-Aside Fund established for the Transit Village Use Project, freeing up these funds for future affordable housing opportunities.

Documents:

- September 29, 2009, report from the Agency Deputy Director.
- September 29, 2009, PowerPoint presentation prepared and made by Staff.

Agency Member Francisco entered the meeting at 2:11 p.m. Agency Member Williams left the meeting at 2:12 p.m. and returned at 2:17 p.m.

Speakers:

- Staff: Housing and Redevelopment Manager Brian Bosse, Principal Civil Engineer Joshua Haagmark, Agency Deputy Director Paul Casey, Agency Counsel Stephen Wiley, Agency Executive Director James Armstrong.
- Members of the Public: Bill Collyer, Downtown Organization; Sharon Byrne, West Downtown Neighborhood Group; Tony Vassallo; Caroline Vassallo; Tim Buynah, Brinkerhoff Historic District; Carl Hightower, Brinkerhoff Historic District.

(Cont'd)

3. (Cont'd)

Motion:

Agency Members House/Horton to approve the recommendations.

Vote:

Unanimous voice vote.

RECESS

3:24 p.m. - 3:33 p.m. Agency Members Falcone, House and Williams were absent when the Board reconvened.

REDEVELOPMENT AGENCY REPORTS (CONT'D)

4. Subject: Contract For Construction For The Carrillo Recreation Center Rehabilitation Project (570.07/16)

Recommendation:

- A. That the Redevelopment Agency (Agency) Board authorize the expenditure of \$4,736,970 from the Agency's Carrillo Recreation Center Rehabilitation Project accounts in the 2001A Bond Fund, 2003A Bond Fund, and the Agency's General Capital Projects Fund, to fund the construction of the Carrillo Recreation Center Rehabilitation Project (Project), including construction, construction support, Leadership in Energy and Environmental Design (LEED) commissioning, inspection, materials testing, furniture allocation, staff time, and other items;
- B. That Council reject the bid protests of McGillivray Construction, Inc. (McGillivray), and Frank Schipper Construction (Schipper), and award a contract to TASCOC Construction, Inc. (TASCOC), in their low bid amount for the base bid of \$3,060,905, for construction of the Project, Bid No. 3503;
- C. That Council authorize the Public Works Director to execute the contract for the base bid, and approve expenditures of up to \$612,181 to cover any cost increases from contract change orders;
- D. That Council authorize the Public Works Director to execute a contract with Kruger Bensen Ziemer Architects, Incorporated (KBZ), in the amount of \$196,000, for construction support and LEED administrative services, and approve expenditures of up to \$20,000 for extra services;
- E. That Council authorize the Public Works Director to execute a contract with AG Mechanical, Inc. (AG Mechanical), in the amount of \$62,800 to provide Enhanced LEED Commissioning, and approve expenditures of up to \$6,280 for extra services;

(Cont'd)

4. (Cont'd)

- F. That Council authorize the General Services Manager to issue a Purchase Order to Penfield & Smith (P&S), in the amount of \$229,625, to provide construction inspection services, and approve expenditures of up to \$23,000 for extra services;
- G. That Council authorize the General Services Manager to issue a Purchase Order to Fugro West, Inc. (Fugro), in the amount of \$37,899, to provide materials testing and special inspection services, and to approve expenditures of up to \$3,790 for extra services;
- H. That Council authorize the General Services Manager to issue a Purchase Order to Criterion Environmental (Criterion), in the amount of \$11,340, to monitor asbestos and lead paint abatement, and to approve expenditures of up to \$1,150 for extra services; and
- I. That Council authorize the General Services Manager to issue a Purchase Order to a contractor selected from a bid process in an amount not to exceed \$100,000 to complete landscaping for the Project.

Documents:

- September 29, 2009, joint report from the Agency Deputy Director/Community Development Director, the Public Works Director, and the Parks and Recreation Director.
- September 29, 2009, PowerPoint presentation prepared and made by Staff.

Agency/Council Member House returned to the meeting at 3:34 p.m. Agency/Council Member Falcone returned to the meeting at 3:35 p.m. Agency/Council Member Williams returned to the meeting at 3:40 p.m.

Speakers:

- Staff: Principal Civil Engineer Joshua Haggmark, Senior Recreation Supervisor Jason Bryan, Agency Executive Director/City Administrator James Armstrong, Agency Counsel/City Attorney Stephen Wiley.
- Member of the Public: Michael Self.

Motion:

Agency/Council Members House/Horton to approve the recommendations; City Council Contract No. 23,204 (Recommendation C), City Council Contract No. 23,205 (Recommendation D) and City Council Contract No. 23,206 (Recommendation E).

Vote:

Majority voice vote (Noes: Agency/Council Member Williams).

ADJOURNMENT

Chair Blum adjourned the meeting at 4:40 p.m.

SANTA BARBARA
REDEVELOPMENT AGENCY

SANTA BARBARA
CITY CLERK'S OFFICE

MARTY BLUM
CHAIR

BRENDA ALCAZAR, CMC
DEPUTY CITY CLERK